

Lake Capri Homeowners Association, Inc.
April 2020 Meeting Minutes

The meeting was called to order by President Marilyn Cooke at 7:30 PM. This meeting was conducted via conference call due to Covid 19 protocols. The minutes of the March 2020 meeting were approved as written and distributed. In attendance via conference call: Marilyn Cooke, Bob Hasser, Mary Boysworth, Missy Jarrell, Tim Williams, Susan McNeely, Rosa Taylor, Ashley Baird, Chip Hatcher, and Michelle Headley (at 8PM).

Treasurer's Report: Bob Hasser (770-482-9248)

Beginning Balance as of March 16, 2020	\$ 34,369.10
Income:	\$ 4,448.72
Expenses:	\$(534.52)
Ending Checking Balance April 20, 2020	\$ 38,283.30
Beginning Money Market Balance March 16, 2020	\$ 26,087.73
Income:	\$.22
Ending Money Market Balance April 20, 2020	\$ 26,087.95
CD#8110000968659	\$ 10,239.49
CD#8110000968667	\$ 10,000.00
CD #8110001023100	\$ 20,214.42
Total Bank Balance as of April 20, 2020	\$100,825.16

Bob discussed the year to date collection of dues. A member commented that collections this year had gone very well. Bob reviewed the budget and stated that we are showing a budget balance sufficient to carry us through to the end of the year. President Marilyn Cooke asked if there were questions for Bob, and there were none.

President's Report: Marilyn Cooke (mcooke614@gmail.com) or (770-559-3646).

>We have sightings of a fox family somewhere on Capistrano way. 3 cubs and the parents. Yes, they are cute, but they will attack the feral cats that keep the rodents away. They can also carry rabies. We really don't want people shooting at them for safety reasons and it is against the covenants to shoot off a firearm. The HOA has not gotten involved in the past, however if we leave this family to grow the problem will only get worse. Looking for suggestions. Ashley will reach out to someone she knows & Chip will do the same. This will be on a State level and a County level.

>There was also a report of a coyote on Amalfi...

> We have the usual speeders and to say please slow down means nothing to many. There was a red Camaro and a blue Mustang racing on the Capistrano crossway almost hitting a couple. WHY?

The blue Mustang seems to live up Gibraltar. But they probably don't read these minutes or posts on the NEXTDOOR site. We are all out walking, & riding bikes and we do not want to see anyone hurt or killed. The speed limit in this subdivision is **25 MPH** for a

reason.

> Sorry to say but we will be getting & putting up a few more signs: One at each boat ramp & two in the Clubhouse Parking lot. NO Parking...the boat ramps are for loading & unloading. When one person leaves their vehicle & trailer on the ramp, how are others supposed to get their boats on the lake?

> Susan suggested we send the Sheriff Officers something, then Mary told us about Girl-scout cookies we could purchase so we will send 12 boxes to Rockdale Hospital & 12 boxes to Rockdale Sheriff's Dept. as a 'Thank you' from Lake Capri.

> I sent Sheriff Leveret a get-well card from Lake Capri.

> We have a new member which bring our membership up to 277

> Ozella can no longer help at this time so I am asking Ashley to fill in, she said she could, Thank you Ashley.

Vice President's Report: Ashley Baird (770-862-4572, text or leave a voicemail)

Ashley received an updated Residency List. She has been using this to reach out to members regarding Neighborhood Watch contacts. She volunteered to help Mary with Beach work.

Committee Reports:

Beach: Mary Boysworth (678-457-7324, text or leave voicemail or

mboysworth@yahoo.com) The code has been changed on both the Beach gate and bathroom door to prevent anyone from getting into the area during Covid-19. I have been getting a lot of questions and complaints about it being closed. The Board discussed how and when to open the Beach. A re-opening date is not determined at this time.

I have two folks looking into new doors and lock for the bathroom. I would like to have it done before we re-open, if possible. If any Board member needs to get in, call me for the code. I have not turned the water back on yet. I didn't see the need to but will prior to re-opening. Will also clean up the bathrooms at a later date.

I spent 3 hours last week raking up debris on the beach from the last flood. We need to have it all picked up prior to tilling the sand. We can do it on a Clean-up day or get a group together some other time. I will leave a bunch of empty dog food bags in the lady's room if anyone wants to do some. These bags are stronger than the black plastic bags.

Clubhouse: Missy Jarrell (770-484-0244 or msnjarrell@comcast.net) There has been one rental. The next rental is scheduled for June 27. Missy has not yet contacted anyone for estimates for painting the Clubhouse.

Hospitality: Michelle Lewis-Headley (mslheadley@yahoo.com or 678-910-1088)

Michelle stated that she has been trying to think of ideas for remote events while we are under Covid 19 protocols, but as yet has not planned anything. She would like to have something for Memorial Day, but since conditions are unsure at this time, she and the Board decided to postpone planning for Memorial Day. Please refer to our Facebook page for information on Lake Capri happenings: <https://www.facebook.com/lakecapristates/?fref=ts>

lakecapristates/?fref=ts

Lakes and Dams: Randy Roddenberry (770-713-3290) Not present. No report.

Landscape: Tim Williams (678-662-8641) Tim discussed the 2020 landscaping contract for New Landscaping, the same company we used last year. The price per service will be \$950 this year instead of \$850 that was charged last year. The reason for the increase is we have added the mowing of the Rockbridge Road area to the service. Since we had that area cleared last year, we want to maintain it so it will not grow up in woody shrubs again. The landscaping service for HOA common areas will be every two weeks beginning on April 25, with the final service on September 5.

Tim discussed a second agreement with New Landscaping for pruning shrubs, clearing debris, and installing new pine straw in the Clubhouse, Picnic, and Beach areas. Also included will be clearing of debris from the Beach and tilling the sand. The cost for this one-time project will be \$1,136.00.

The Board was in agreement on these contracts. Tim sent copies of the contracts to Board Officers.

Tim stated that the Lake Sorrento spillway had been cleared of the woody growth and that all that is left to do there is remove some logs. A member asked about the pile of dredged material that is in front of the Clubhouse. Tim will look into having it removed. Tim hopes to get the debris in the picnic area burned this weekend.

The Annual Spring Clean Up of the Clubhouse and Beach areas is still scheduled for May 16 beginning at 8:30. Any members who would like to help Tim on this day are appreciated since the work is outside and can be done while adhering to protocols such as social distancing.

Publicity: Susan McNeely (770-482-2658) Please see attached Newsletter

Restrictions: Chip Hatcher (whatsoccer@comcast.net or 770-500-9592) Chip said that he had not been out much because he had been recovering from a medical procedure. A member stated that an address on Casablanca seems to be running a business. This has been reported to Code Enforcement, but it has been difficult to get through to them for a status report and their procedure for dealing with violations is a lengthy one.

A member complained about the vacant lots at the end of Lake Sorrento Drive where the old playground was, stating that these are not being maintained. The Board discussed this in light of other vacant lots that are not maintained with a view to being consistent on any action. Marilyn and Missy will look into this especially with regard to vacant lots with dead or downed trees that should be removed. A member sent an inquiry via email as to the size limit of pontoon boats allowed on our lakes. The Covenants do not state a size limit, but the fact that all boats must be powered by electric motors only, not gasoline, would put a practical limitation on the size of a boat. Missy volunteered to contact the member to discuss the issue.

Safety and Maintenance: Buddy Denman (denman557@comcast.net) Not present. No report.

Security: [OPEN]. Mary has been helping with this position].**Mary Boysworth**

(678-457-7324, text or voicemail or mboysworth@yahoo.com) I have been running into a lot of folks that do NOT have legal passes, etc. They either have a pass that is not filled out or none at all. Almost all of them have "out of county" tags. They don't think that is a problem, but I do. If you live in Rockdale, then you should have a Rockdale county tag. Residents need to inform their guests of the rules because members that give out guest passes are responsible for the actions of their guest while in our subdivision. Also we have a lot of issues with parking, especially trucks and boat trailers. We are working on new signage for this that will hopefully relieve most of the issues.

As a reminder, you **MUST** have a current Member ID on your vehicle, or a **SIGNED & DATED** guest pass, facing out hanging from your rear-view mirror, not laying on the dash. And please do **NOT BLOCK** any of the boat ramps. Trucks with boat trailers **MUST** park on the street and not near the loading zones.

Any violators will be getting a notice placed on their vehicle. I have been getting some negative comments about these. This is not new. We have been doing it this way for years.

The Board discussed implementing a consequence for members who give out blank or improperly filled out passes. **IMPORTANT: Members are responsible for making sure that their guests know and follow our rules and procedures at all times. A guest pass is issued for ONE day only, not an entire season.**

Contact Bob Hasser, Treasurer, if you need more passes.

Security patrols with the Rockdale County Sheriff's office will be starting on May 2nd. I just need to confirm the dates and times with our officer.

Welcoming Newcomers: [OPEN] Ozella Williams has been helping with this position but sent word that her schedule does not permit her to continue. The Board thanks Ozella for her service. The position of Welcoming Newcomers is now Open. If you would like to volunteer for this, please contact a Board Member.

Ashley Baird, our Vice President, will be helping with welcoming until a permanent Welcoming Chair can be found. **IMPORTANT:** If you know of someone new moving into Lake Capri, please contact Ashley at **(770-862-4572, text or leave a voicemail)** so that the newcomer can be welcomed.

Marilyn reported that we have a new member to join the HOA, Gerald Tillman of 2505 Amalfi. The Board welcomes Mr. Tillman to the Lake Capri Homeowners Association.

Good and Welfare:

--The schools have been delivering school lunches to school children of Lake Capri, but members find that some children leave litter from these bags and even bags of unopened food in common areas such as by the tree at the Lake Capri boat ramp. **Parents: please speak to your children about the importance of properly disposing of trash and food.**

--A member mentioned that the brick entrance structures at the Lake Capri Road entrance to the neighborhood could use renovation or improvement. Marilyn suggested that the Board take a look at these and bring suggestions to the next Board meeting. Members are also welcome to send suggestions to **mcooke614@gmail.com**

--Mary Boysworth gave a special thank you to Missy who helped her on the sad occasion of having to put her dog down. The Board extends sympathy to Mary on the passing of her fur friend and thanks to Missy for being such a good neighbor.

The next regular Board meeting will be on Monday, May 18, at 7:30 PM. Whether this meeting will be in person at the Clubhouse or via conference call is yet to be determined. Meeting adjourned.

The numbers below are important for you to keep by your phone and use when necessary:

Emergency - 911

Sheriff - non-emergency – 770-483-4200

Animal Care and Control Department – 770-278-8403

Code Enforcement – Garbage dumping and litter on roadways, Junk Vehicles, Not Keeping Grass Cut, Sign Violations, etc. 770-278-7103 or codeviolation@rockdalecounty.org

Road Maintenance Department – Limbs, etc., piling up along roadways, bushes obscuring visibility, broken road signs, etc., 770-278-7200 or email a request to kimberly.kelly@rockdalecountyga.gov

Lake Capri Newsletter

What a month this has been! Who would have ever thought we would all stay in for a month?! It hasn't been easy but I think it has been worthwhile. I haven't heard of a single person in Lake Capri that has the coronavirus! We are blessed because we all know someone that has been touched by this virus. We should all thank the doctors, nurses, EMTs, grocery store employees, food delivery drivers, policemen, firemen, and housekeeping services in the hospitals for all they do. Let's all pray this will soon be over.

The Lake Capri Woman's Club dinner scheduled for May 4 has been CANCELLED.

Sympathy is extended to Tyesha Williams and her children Taequoia (Tae) and Phoenix of Lake Capri and her sister Rashelle Williams and her children Aminah and Kimora who live in New Jersey on the death of their daddy, Theodore "Sonny" Williams who passed on April 14th in New York as a result of the Coronavirus. Sonny is the former husband of Marilyn Cooke.

Several residents have lost their pets in the last month. Janella Porch, Chip and Ann Hatcher, and Mary Boysworth have all lost a special pet and our sympathy is with you.

A big welcome to the brothers of Judith Chabot who are here from Cameroon.

A big welcome to new resident Gerald Tillman, 2505 Amalfi Drive.

OUR SECURITY PATROLS WITH THE ROCKDALE COUNTY SHERIFF'S DEPARTMENT ARE STARTING UP FOR THE SUMMER. IN THE PAST, THEY

HAVE ONLY GIVEN OUT WARNINGS. HOWEVER, THIS YEAR THEY WILL GIVE OUT TICKETS FOR SPEEDING, RUNNING STOP SIGNS, ILLEGAL PARKING, ETC. PLEASE PAY ATTENTION AND DRIVE SAFELY THROUGHOUT THE COMMUNITY.

If you are using Lake Capri facilities, all vehicles must have either:

1. A current member sticker on your right rear window
OR
2. A signed and dated guest pass hanging face out from their rear view mirror, It must not be laying on the dash where it can't be seen.

If these rules are not followed, visitors will either be asked to leave or if they are in a boat, they will have a violation notice placed on their vehicle. Remember, THE MEMBERS ARE RESPONSIBLE FOR THE CONDUCT OF YOUR GUEST.

Please do not block boat ramps.

We have been informed that some of the lunches that are provided for our students are being thrown out and not being eaten. Please inform your children if they do not want the lunch, please do not take it. I am sure it can be used by some other student. These lunches are being prepared by people who are giving their time and effort during this crisis. This is a time to show gratitude and thanks and a time to teach children what kindness and love for human kind is all about.

Wear your mask and when you go out, keep your distance.

We are blessed to be in this beautiful serene neighborhood. Let's keep it this way.

Follow the rules and be safe.

Every year we like to recognize our graduates in the newsletter. If you have anyone in your family graduating whether from kindergarten, elementary, high school, college, etc., please let me know. We will also include any honors they have received or college or career plans if you like.

Call me with your news.

Susan McNeely 770-482-658